

February 24, 2020

The Ellettsville, Indiana, Town Council met for a regular meeting on Monday, February 24, 2020 at the Ellettsville Town Hall Meeting Room located at 1150 W. Guy McCown Drive. Dan Swafford called the meeting to order at 6:30 p.m. Pamela Samples led the Pledge of Allegiance followed with a prayer by Jimmie Durnil.

Roll Call: Members present were Dan Swafford, President; Scott Oldham, Vice President; Trevor Sager, Pamela Samples and William Ellis. Sandra Hash, Clerk-Treasurer and Darla Brown, Town Attorney were also present.

Supervisors present: Mike Cornman, Jimmie Durnil, Kevin Tolloty, Danny Stalcup and Jeff Farmer.

Approval of Minutes

Dan Swafford entertained a motion for approval of the minutes of the regular meeting, February 10, 2020 and the Work Session on February 18, 2020. William Ellis so moved. Trevor Sager seconded. All in favor, motion carried.

Accounts Payable Vouchers and Payroll

Dan Swafford entertained a motion to pay Accounts Payable Vouchers and Payroll. Scott Oldham so moved. Pamela Samples seconded. All in favor, motion carried.

Resolutions

Resolution 04-2020 Fiscal Plan for Richland Bean Blossom Community School Corporation – 8118 West Reeves Road

Kevin Tolloty, Planner explained state code requires them to do a Fiscal Plan even though it is for school property which is exempt from taxes so there is no affect. Scott Oldham made a motion to approve Resolution 04-2020 Fiscal Plan for Richland Bean Blossom Community School Corporation – 8118 West Reeves Road. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinances on First Reading

Ordinance 2020-15 to replace Section 150 of the Ellettsville Town Code Regarding Building Department, Building Commissioner and Building Codes

Kevin Tolloty, Planner, explained as part of re-establishing the building department it requires revising building code. He has a model code from the state which he has updated with the Town's language and he sent it to the state for initial review. He is waiting to hear from them but wanted to present it to the council for review and any questions they might have. Changes were minimal, it directly references applicable building and fire codes when changes are made elsewhere it automatically changes with our code. He is hoping to have it for second reading, pending receiving comments back from the state, at the next council meeting. William Ellis questioned with establishing this, will it require a Building Department supervisor, or will it be under his purview. Kevin explained the position of Building Inspector, if approved, will be under his supervision as the Building Commissioner. Dan Swafford inquired about the reasoning for re-establishing the department. He explained it has been requested by several people and currently the building permits are processed through Monroe County, by bringing it back to Ellettsville they can lower rates and expedite processes. Cost is minimal and it has been budgeted for. The old Town Manager's office will be used for their office.

Ordinance 2020-16 to add Roundabouts to the Traffic Section of the Ellettsville Town Code

Darla Brown, Town Attorney, asked council to table, she was unable to get this completed before the meeting. Dan Swafford made a motion to table Ordinance 2020-16 to add Roundabouts to the Traffic Section of the Ellettsville Town Code. Scott Oldham seconded. All in favor, motion carried.

Ordinances on Second Reading

Ordinance 2020-01- to annex Four Parcels Belonging to the Richland Bean Blossom Community School Corporation – 8118 West Reeves Road

Kevin Tolotty, Planner, explained this was the second reading for the annexation for the remaining of the school parcels. William Ellis made a motion to approve Ordinance 2020-01- to annex Four Parcels Belonging to the Richland Bean Blossom Community School Corporation – 8118 West Reeves Road. Scott Oldham seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

New Business

Appointment – Police Sergeants Position

Jimmie Durnil, Town Marshal, requested to promote Zach Michael to the position of police Sergeant replacing Russell Harris. Zach interviewed for the position, currently employed as an active officer from 11-7 and takes care of the information technology for the department. Scott Oldham made a motion to approve the appointment of Police Sergeant to Zach Michael. Trevor Sager seconded. All in favor, motion carried. Family and friends congratulated him as he received his new badge.

Amendments to the Town Code

Ordinance 2020-02 to amend Section 152.067 Regarding Accessory Structures

Kevin Tolloty, Planner, explained amendment to 152.067 is only changing the minimum square footage of an accessory structure that requires a building permit. Currently it was conflicting whether it was 120 feet or over 120 feet. They backed it down to anything over 99 feet pertaining to only detached, accessory structures. William Ellis made a motion to approve Ordinance 2020-02 to amend Section 152.067 Regarding Accessory Structures. Scott Oldham seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-03 to amend Section 152.073 Regarding Appeal Procedures to be followed by Property Owners

Kevin Tolloty, Planner, explained the reason for most of the following Ordinance changes, if approved by council, is to move the Planning fees into one section instead of every individual section. All the amendment will do is change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-03 to amend Section 152.073 Regarding Appeal Procedures to be followed by Property Owners. William Ellis seconded.

Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-04 to amend Section 152.103 Regarding Administration

Kevin Tolloty, Planner, explained amendment to 152.103 was to change the reference to the new section for the fee. Trevor Sager made a motion to approve Ordinance 2020-04 to amend Section 152.103 Regarding Administration. William Ellis seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-05 to amend Section 152.149 Regarding the Issuance of Permits

Kevin Tolloty, Planner, explained amendment to 152.149 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-05 to amend Section 152.149 Regarding the Issuance of Permits. Pamela Samples seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-06 to amend Section 152.183 Regarding Site Improvements Permits

Kevin Tolloty, Planner, explained Site Improvement Permits are issued in conjunction with Building Permits. They apply to any alteration of a building footprint, such as demolition, construction or building up. The section existed already but wasn't very detailed. The amendment will be more specific to what is required when building permits come in, what is exempt and application requirements. A section was added for the review period to let

applicants know when to expect it back. Also added was an expiration on permits. Expectation time for review is 15 days and Permits are good for one year and can be renewed for an additional year. William Ellis made a motion to approve Ordinance 2020-06 to amend Section 152.183 Regarding Site Improvements Permits. Pamela Samples seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-07 to amend Section 152.228 Regarding Fees, Fines and Enforcements

Kevin Tolloty, Planner, explained amendment to 152.228 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-07 to amend Section 152.228 Regarding Fees, Fines and Enforcements. Pamela Samples seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-08 to amend Section 152.244 Regarding Application Fees for Wireless Communications Facilities

Kevin Tolloty, Planner, explained amendment to 152.244 was to change the reference to the new section for the fee and there was a change in the fee amount from \$150.00 plus mailing costs to a flat \$200.00 fee to avoid estimating mailing costs. Trevor Sager made a motion to approve Ordinance 2020-08 to amend Section 152.244 Regarding Application Fees for Wireless Communications Facilities. Scott Oldham seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-09 to amend Section 152.264 Regarding Sign Permit Fees

Kevin Tolloty, Planner, explained amendment to 152.264 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-09 to amend Section 152.264 Regarding Sign Permit Fees. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-10 to amend Section 152.295 Regarding Variance from Development Standards

Kevin Tolloty, Planner, explained amendment to 152.295 was to change the reference to the new section for the fee and removing the fee completely. It was repetitive under the variance section and this section and not necessary. William Ellis made a motion to approve Ordinance 2020-10 to amend Section 152.295 Regarding Variance from Development Standards. Scott Oldham seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-11 to amend Section 152.296 Regarding Special Exceptions

Kevin Tolloty, Planner, explained amendment to 152.296 was to change the reference to the new section for the fee and removing the fee from this section. Trevor Sager made a motion to approve Ordinance 2020-11 to amend Section 152.296 Regarding Special Exceptions. William Ellis seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-12 to amend Section 152.317 Regarding Filing Fees for Applications to the Plan Commission

Kevin Tolloty, Planner, explained amendment to 152.317 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-12 to amend Section 152.317 Regarding Filing Fees for Applications to the Plan Commission. William Ellis seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-13 to amend Section 152.173 Regarding the Submittal, Review and Approval of Applications for Land Disturbing Activities

Kevin Tolloty, Planner, explained amendment to 152.173 was to change the reference to the new section for the fee. William Ellis made a motion to approve Ordinance 2020-13 to amend Section 152.173 Regarding the Submittal, Review and Approval of Applications for

Land Disturbing Activities. Pamela Samples seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-14 to amend Section 152.363 Regarding Fees to be Charged for Building Permits, Site Permits and Applications to the Plan Commission and Board of Zoning Appeals

Kevin Tolloty, Planner, explained amendment to 152.363 is the new section with the fee schedule for all the referenced amendments. The new fee schedule will decrease fees in comparison with the county fees with one possible exception regarding a small commercial building, but it would be rare and will be handled accordingly at the time. William Ellis made a motion to approve Ordinance 2020-14 to amend Section 152.363 Regarding Fees to be Charged for Building Permits, Site Permits and Applications to the Plan Commission and Board of Zoning Appeals. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-17 to amend Section 153.013 Regarding Filing Fees to be Charged for Applications for Subdivision Approval

Kevin Tolloty, Planner, explained amendment to 153.013 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-17 to amend Section 153.013 Regarding Filing Fees to be Charged for Applications for Subdivision Approval. Dan Swafford seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Ordinance 2020-18 to amend Section 152.335 Regarding Filing Fees for Applications to The Board of Zoning Appeals

Kevin Tolloty, Planner, explained amendment to 152.335 was to change the reference to the new section for the fee. Scott Oldham made a motion to approve Ordinance 2020-18 to amend Section 152.335 Regarding Filing Fees for Applications to The Board of Zoning Appeals. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

New Business (Continued)

Request to hire Building/Stormwater Inspector

Kevin Tolloty, Planner requested to hire Dan Derheimer as Building/Stormwater Inspector. He comes highly recommended, very qualified and a great fit to their department. It is already budgeted for variable hours at 20 hours or up to 30 per week. Scott Oldham made a motion to hire Dan Derheimer as Building/Stormwater Inspector. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Mike Cornman, Fire Chief requested adding to the agenda hiring Schyler Memering as part-time firefighter. Schyler is currently a volunteer firefighter now qualified after getting his EMT to transfer to part-time firefighter. They will be hiring 2 new full-time firefighters soon and this will create a hole in the part-time area due to the 3 candidates for full-time positions are from the part-time employees. Dan Swafford discussed the part-time hours and Scott Oldham questioned the average for the county. Average is \$15.50 and would like to have numbers to match or exceed that to have a draw for part-time. William Ellis made a motion to transfer Schyler Memering from volunteer to part-time firefighter. Trevor Sager seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Supervisor Comments

Jimmie Durnil, Town Marshal, stated he is working on a replacement for the night shift officer.

Jeff Farmer presented a quote for 5 Omni Units which are alarm units for the lift stations. They alarm at high level or pump failure along with monitor flow and rate. He discussed the types of systems and requested permission to move forward with purchasing them. Dan


Swafford inquired about the number of lift stations. Jeff replied, there are 5 lift stations: Cooper Court, Smithville, Ratliff Road, Stoneview and the Early Childhood Center. The quotes are for equipment and installation totalling \$7,351.00 and there is a small monthly fee for the cell signal. Scott Oldham made a motion to approve the purchase of the Omni Units. William Ellis seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

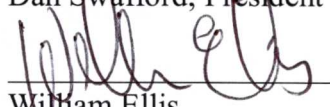
Jeff Farmer presented quotes to replace a chopper pump for Smithville lift station. It has 2 pumps and one was replaced a year ago, the second currently has a seal failure and is aged around 10 years. He would like to replace it and use the old pump as a backup in case of pump failure. Cost is estimated at \$10,535.00. Trevor Sager made a motion to approve the purchase of the chopper pump. William Ellis seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

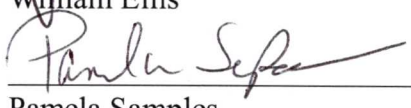
Jeff Farmer also presented costs for replacing 2 pumps at the Cooper Court lift station versus replacing the entire lift station. He recommends replacing the pumps only at this time using one of the old pumps as a spare. Cost is estimated at \$12,534.00 to replace the pumps compared to \$51,470.00 to replace the entire lift station. Scott Oldham made a motion to approve the purchase of the 2 pumps. Pamela Samples seconded. Roll call vote: Dan Swafford – yes; Scott Oldham – yes; William Ellis – yes; Trevor Sager – yes; Pamela Samples – yes. Motion carried.

Adjournment


William Ellis made a motion to adjourn. Scott Oldham seconded. Dan Swafford adjourned the meeting at 7:13 p.m.

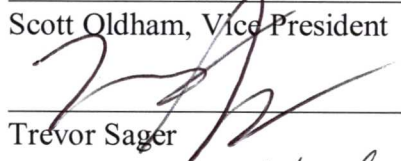


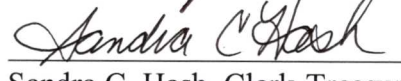
Dan Swafford, President


William Ellis


Pamela Samples



Scott Oldham, Vice President


Trevor Sager


Sandra C. Hash, Clerk-Treasurer, IAMC, MMC